

Statement of Information

Single residential property located in the Melbourne metropolitan area

Section 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

207/19-21 Hanover Street Oakleigh VIC 3166

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting (*Delete single price or range as applicable)

Single Price

or range
between

\$370,000

&

\$407,000

Median sale price

(*Delete house or unit as applicable)

Median Price

\$562,500

Property type

Unit

Suburb

Oakleigh

Period-from

01 May 2020

to

30 Apr 2021

Source

Corelogic

Comparable property sales (*Delete A or B below as applicable)

A* These are the three properties sold within two kilometres of the property for sale in the last 6 months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property

Price

Date of sale

13/110 Atherton Road Oakleigh VIC 3166	\$425,000	30-Nov-20
15/110 Atherton Road Oakleigh VIC 3166	\$410,000	24-Nov-20
205/83-85 Drummond Street Oakleigh VIC 3166	\$380,000	11-Feb-21

OR

B* ~~The estate agent or agent's representative reasonably believes that fewer than three comparable properties were sold within two kilometres of the property for sale in the last 6 months.~~

This Statement of Information was prepared on: 24 May 2021



13/110 Atherton Road Oakleigh VIC 3166 Sold Price **\$425,000** Sold Date **30-Nov-20**

 1  1  1

Distance **0.42km**



15/110 Atherton Road Oakleigh VIC 3166 Sold Price **\$410,000** Sold Date **24-Nov-20**

 1  1  1

Distance **0.42km**



205/83-85 Drummond Street Oakleigh VIC 3166 Sold Price **\$380,000** Sold Date **11-Feb-21**

 1  1  1

Distance **0.94km**

RS = Recent sale

UN = Undisclosed Sale

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